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**TOURISM AND CIVIL AVIATION DEPARTMENT  
GOVERNMENT OF SIKKIM  
PARYATAN BHAWAN  
TADONG-EAST SIKKIM**

No: 586/1007 & CAV.

Dated: 11.08.2022

**NOTICE INVITING TENDER**

Sealed lease tenders are invited for taking on lease the tourism property viz "Development of Zipling and Angling Infrastructure" located at Menglee, Yangang, South Sikkim on "AS IS WHERE IS BASIS" from interested local residents within the territorial jurisdiction of Rangang-Yangang constituency, South Sikkim. The details of the properties/assets and additional information can be obtained from the Office of Under Secretary (Assets), Paryatan Bhawan, Tadong East Sikkim during office hour.

**1.0 Detail of lease tender:-**

Sl. no	Name of the property	Base Rent per month (Rs)	TDR (Security Deposit)(Rs)	Cost of tender form(Rs)
01	Development of Zipling and Angling Infrastructure at Menglee, Yangang, South Sikkim.	1,96,000/-	5,88,000/- (3 months rental)	5000/-

**2.0 Time Schedule:**

1. Date of Sale of Tender form : From 26.08.2022 during office hour.
2. Last date of sale of tender form : 29.08.2022 up to 1600 hours
3. Receipt of completed Tender form along with the relevant documents : 31.08.2022 up to 1200 hours
4. Opening of Tender Form/Documents : 31.08.2022 at 1230 hours

The tender will be opened in the office of the Additional Secretary, Tourism & Civil Aviation Department, Paryatan Bhawan, Tadong, East Sikkim. The intending bidder may visit the Tourism website [www.sikkimtourism.gov.in](http://www.sikkimtourism.gov.in) for information and further details or contact Office of the Under Secretary (Assets) in Paryatan Bhawan, Tadong, East Sikkim

**3.0 General Direction of Lease tender**

The tender form will be issued from the office of the undersigned on production of Bank Receipt of Rs. 5,000/- (Rupees five thousand) only towards the cost of tender form (Non-refundable)

Phone no: 03592-232218, Fax: 03592-232216. E-mail: [secy\\_tourism@yahoo.com](mailto:secy_tourism@yahoo.com)  
[www.sikkimtourism.gov.in](http://www.sikkimtourism.gov.in)

duly credited to the Budget Head 1452/-TD in the State Bank of Sikkim. The sealed tender along with the copy of Sikkim Subject Certificate/Certification of Identification, Experience certificate (if any) or any other certificates which may add to the credentials of the bidder should reach the Office of the undersigned along with an application for availing the tender form at the dates and time specified under clause 2.0 Time Schedule above.

The total base price in rupees of monthly rent for leasing out of the Asset/Property is indicated in the table above. The Tender Bid quoted below the base price indicated at column 2 of the table under **clause 1.0 'Detail of lease tender'** will summarily be rejected or will await the decision of the tendering committee for decision. All tenders without requisite documents or bank TDR/FDR (in original) shall be summarily rejected.

The Tender Bid should be accompanied by Security Deposit indicated at column 3 of the table under **clause 1.0 'Detail of lease tender'** in the form of TDR/FDR from the State Bank of Sikkim or any Nationalized Bank of India deposited in favour of the Chief Account Officer, Tourism and Civil Aviation Department, Government of Sikkim.

The Degree/Diploma Certificate issued by the recognized Institute of Hotel Management/Food Craft Institute will also be taken into consideration as an added credential in the case of the receipt of equivalent highest bids from more than one party/individual. The tender will be opened in the presence of participants or their authorized representative(s) who wish to be present in the chamber of Additional Secretary, Paryatan Bhawan, Tadong, East Sikkim.

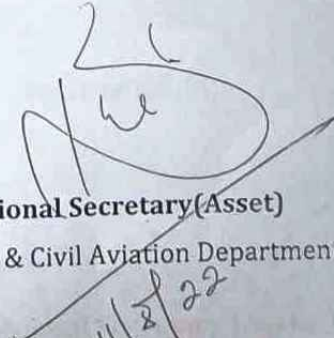
### 3.0 TERMS & CONDITIONS

1. The applicant of NIT shall have Sikkim Subject / COI and shall not be a Government employee and further will not hold any office of profit under the State or Central Government.
2. The applicant shall be a resident of same Constituency where the tourism property proposed to be leased is located for which Address proof in the form of Voter ID, Sikkim Subject/COI or family ration card shall be submitted along with the completed tender form as proof of his address/place of residence.
3. The property will be leased out to the highest bidder and in no case he/she is allowed to withdraw the bid once his/her quotation is approved and accepted by the Department.
4. In case of default in payment of the lease rent during the period of lease, the penal action as stipulated under lease documents/ lease norms of the Department would be initiated.
5. The lease period will be for a period of 10 years from the date of signing of Lease Deed Agreement but the first one year will be on provisional basis and lease agreement is liable

to be terminated without assigning any reason thereof in case of violation of any lease deed condition by the lessee.

6. The lessee has to pay the rent of the property on or before the 10<sup>th</sup> of the month fallen due.
7. The highest bidder will be informed and given 15 days time to draw the agreement and take over the Property/Asset otherwise, the Security Deposit shall be forfeited and second highest bidder may be given the offer to take the property on lease at the rate quoted by the highest bidder, however the same will be at the discretion of the Department.
8. The TDR/Fixed Deposit shall be refunded to the lessee at the time of expiry of Lease Deed period after clear handing over of the assets to the Department in proper condition with up-to-date payment record of the lease rent including clearance of payment for water supply, electricity bill, garbage bill, taxes, cess etc.
9. The other terms and conditions will be governed by the Lease Deed Agreement.
10. The lessee shall not be allowed to sublet the property to any third party/person(s) and if the same is in notice of the department, the Lease Deed Agreement will be cancelled and the property will be taken into possession forthwith by the Department duly forfeiting his/her Security Deposit.
11. The Tourism & Civil Aviation Department, Government of Sikkim reserves the right to accept or reject any or all the bid(s) without assigning any reason thereof.



  
**Additional Secretary (Asset)**  
Tourism & Civil Aviation Department

11/2/22